

# Local Market Update for April 2026

A Research Tool Provided by the Greater San Diego Association of REALTORS®

## 91932

Imperial Beach

Detached	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
<b>Key Metrics</b>						
New Listings	17	<b>18</b>	+ 5.9%	65	<b>57</b>	- 12.3%
Pending Sales	6	<b>5</b>	- 16.7%	28	<b>25</b>	- 10.7%
Closed Sales	13	<b>8</b>	- 38.5%	27	<b>20</b>	- 25.9%
Median Sales Price*	\$865,000	<b>\$852,500</b>	- 1.4%	\$865,000	<b>\$845,000</b>	- 2.3%
Percent of Original List Price Received*	94.2%	<b>97.4%</b>	+ 3.4%	95.1%	<b>98.5%</b>	+ 3.6%
Days on Market Until Sale	77	<b>42</b>	- 45.5%	57	<b>54</b>	- 5.3%
Inventory of Homes for Sale	30	<b>29</b>	- 3.3%	—	—	—
Months Supply of Inventory	3.4	<b>3.9</b>	+ 14.7%	—	—	—

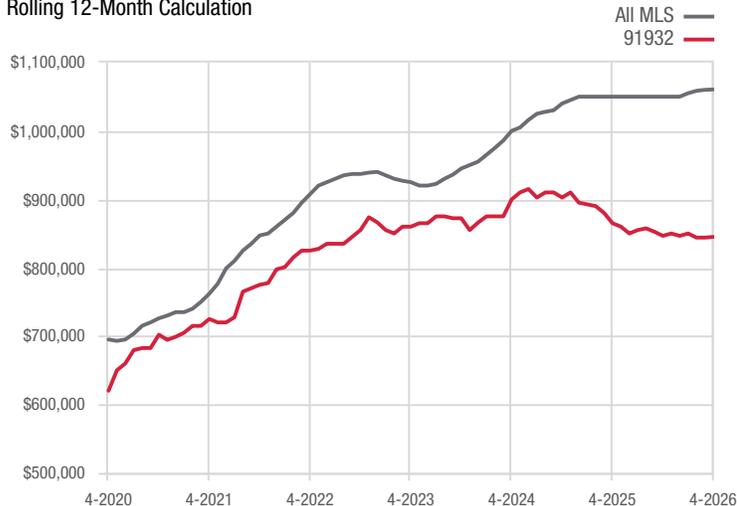
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
<b>Key Metrics</b>						
New Listings	18	<b>11</b>	- 38.9%	56	<b>54</b>	- 3.6%
Pending Sales	4	<b>3</b>	- 25.0%	21	<b>16</b>	- 23.8%
Closed Sales	4	<b>2</b>	- 50.0%	20	<b>14</b>	- 30.0%
Median Sales Price*	\$582,500	<b>\$570,000</b>	- 2.1%	\$697,500	<b>\$714,500</b>	+ 2.4%
Percent of Original List Price Received*	101.5%	<b>101.5%</b>	0.0%	96.0%	<b>96.7%</b>	+ 0.7%
Days on Market Until Sale	60	<b>16</b>	- 73.3%	51	<b>69</b>	+ 35.3%
Inventory of Homes for Sale	33	<b>44</b>	+ 33.3%	—	—	—
Months Supply of Inventory	6.5	<b>10.8</b>	+ 66.2%	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation

